

Covington Point Homeowners Association, Inc.

500 Covington Point Drive ~ Covington, LA 70433

Exhibit B

Clubhouse Rules and Regulations

Welcome to Covington Point! The following rules and regulations apply to all homeowners and renters to insure a SAFE, FUN, and ENJOYABLE club environment. Please read and review with your family as everyone is responsible for the enforcement of these rules and regulations.

Clubhouse

- 1. Due to Insurance Coverage, a homeowner renting the clubhouse facilities must be on site during the rental period.**
- 2. Rental Period** is defined as the date of the rental from 5:30am until 12MN. There will be “no getting in the day before to set up” as this is cost prohibitive in relation to electricity usage and the low cost of the rental fee for a facility of this nature. **If additional time is needed the renter will be charged an additional \$100 for early access.**
3. Access to the clubhouse is granted by a CPHA sanctioned function or a signed rental agreement for a specified rental date.
4. All Homeowners in good standing are eligible rent/use the clubhouse and facilities and must be on site during the rental period.
5. All activities are to take place inside the clubhouse; no loitering, or any other activities, and/or playing of music are allowed in the parking lot. We must be considerate of those who live near the clubhouse. There is a noise ordinance in St. Tammany parish that must be followed.
6. Entrance to the clubhouse is to be with a valid card key access only. Use the main entrance only for clubhouse rentals. Do not allow access to pool area by anyone through the clubhouse building. **Do not prop any doors open as that will allow excessive running of the air conditioning units.**
7. **Anyone on site for the purpose of activities associated with the Club House rental or others associated with Pool leisure and swimming must share the rest rooms facilities.** Any person(s) who violate this rule are subject to loss of deposit for the

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rental and/or based of the complaint any homeowner can lose their pool privileges whether or not you are associated with the Club House rental.

8. It is prohibited to share, loan or give your card key to anyone not a member of your home or residence. If a card key is lost, the replacement/reactivation fee will be \$50.
9. As a clubhouse renter, you agree not to block and or lock the hall bathroom access door. **This door is to remain open at all times.**
10. The pool furniture is not to be removed from the pool area. All furniture must be returned to their regular positions after use.
11. **NO PETS ALLOWED.**
12. **If a renter has music during their function, it must not be loud or offensive to homeowners who may be using the pool.**
13. **Vulgar language will not be tolerated.**
14. Raucous behavior is prohibited; no horseplay, running or boisterous conduct is allowed in the clubhouse.
15. Management/security may remove persons who ignore any of the above rules and revoke card-key privileges. **INDIVIDUALS WHO RETURN AFTER CARD-KEY PRIVILEGES HAVE BEEN REVOKED WILL BE PROSECUTED FOR TRESPASSING!!**

Homeowners are responsible for the actions of their children and guests. Failure to comply with these rules and regulations will result in loss of clubhouse, pool and tennis court privileges

Thank you very much for your anticipated cooperation. If you have any questions, please contact the Renaissance Property Management, 985-624-2900.

**The CPHA Board reserves the right to amend the above rules and regulations without prior written notice.